

071.0

0001

0004.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

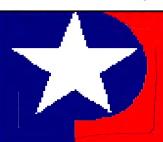
Total Card / Total Parcel
908,600 / 908,600

USE VALUE:

908,600 / 908,600

ASSESSED:

908,600 / 908,600


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
14		BEVERLY RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: HOUSE KENNETH A-ETAL	
Owner 2: TORRES CARMEN E	
Owner 3:	

Street 1: 14 BEVERLY RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 11,096 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1950, having primarily Brick Veneer Exterior and 1904 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		11096		Sq. Ft.	Site		0	70.	0.68	4									527,020						527,000	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							11096.000		381,600				527,000		908,600						44981	
																					GIS Ref	
																					GIS Ref	
																					Insp Date	
																					10/19/18	

PREVIOUS ASSESSMENT										Parcel ID		USER DEFINED							
										071.0-0001-0004.0									
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		Prior Id # 1:	44981						
2020	101	FV	381,300	0	11,096.	527,000	908,300	908,300	Year End Roll	12/18/2019		Prior Id # 2:							
2019	101	FV	308,800	0	11,096.	527,000	835,800	835,800	Year End Roll	1/3/2019		Prior Id # 3:							
2018	101	FV	308,800	0	11,096.	451,700	760,500	760,500	Year End Roll	12/20/2017		Prior Id # 1:							
2017	101	FV	308,800	0	11,096.	421,600	730,400	730,400	Year End Roll	1/3/2017		Prior Id # 2:							
2016	101	FV	308,800	0	11,096.	361,400	670,200	670,200	Year End	1/4/2016		Prior Id # 3:							
2015	101	FV	290,000	0	11,096.	323,700	613,700	613,700	Year End Roll	12/11/2014									
2014	101	FV	290,000	0	11,096.	299,600	589,600	589,600	Year End Roll	12/16/2013									
2013	101	FV	290,000	0	11,096.	285,700	575,700	575,700		12/13/2012									

BUILDING PERMITS										ACTIVITY INFORMATION									
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name						
10/3/2019	1573	Wood Dec	16,514	C						10/19/2018	Meas/Inspect	BS	Barbara S						
										5/27/2009	Measured	189	PATRIOT						
										4/19/2000	Inspected	243	PATRIOT						
										11/2/1999	Mailer Sent								
										10/8/1999	Measured	267	PATRIOT						
										11/1/1981		MM	Mary M						
											Sign:	VERIFICATION OF VISIT NOT DATA							

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 5 - Cape	Sty Ht: 1T - 1 & 3/4 Sty	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath: 1	Rating:					8	OFFP (112)	14	26				
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 8 - Brick Veneer	Sec Wall: 2 - Clapboard	10%	3/4 Bath: 1	Rating: Average	A 3QBth:	Rating:	1/2 Bath: 1	Rating:	A HBth:	Rating:	OthrFix: 1	Rating:	40		14		
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: BRICK	View / Desir:	Kits: 1	Rating: Average	A Kits: 1	Rating:	Fpl: 2	Rating: Average	WSFlue: 1	Rating:					TQS FFL BMT (1000)	GAR (280)	20	
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID											
Grade: B- - Good (-)	Year Blt: 1950	Eff Yr Blt:	Alt LUC:	Total Units:	Location:	Level	FY LR DR D K FR RR BR FB HB L O	1st Res Grid Desc: Line 1 # Units: 1				25							
Jurisdct:		Fact: .	Const Mod:	Floor:	Other	Upper		Lvl 2		Lvl 1									
Lump Sum Adj:	% Own:	Name:	Total:	Totals	RMS: 6	BRs: 3	Baths: 1	HB											
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN							
Avg Ht/FL: STD	Phys Cond: GD - Good	18.	%	Functional:		%		Exterior:	No Unit	RMS	BRS	FL							
Prim Int Wall: 1 - Drywall				Economic:		%		Interior:	1	6	3								
Sec Int Wall:		%		Special:		%		Additions:											
Partition: T - Typical				Override:		%		Kitchen:											
Prim Floors: 3 - Hardwood				Total:	18.6	%		Baths:											
Sec Floors: 4 - Carpet	25	%						Plumbing:											
Bsmnt Flr: 12 - Concrete								Electric:											
Subfloor:								Heating:											
Bsmnt Gar:								General:											
Electric: 3 - Typical																			
Insulation: 2 - Typical																			
Int vs Ext: S																			
Heat Fuel: 2 - Gas																			
Heat Type: 3 - Forced H/W																			
# Heat Sys: 1																			
% Heated: 100	% AC: 100																		
Solar HW: NO	Central Vac: NO																		
% Com Wall	% Sprinkled:																		
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:							
SPEC FEATURES/YARD ITEMS				PARCEL ID 071.0-0001-0004.0												IMAGE			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N				Total Yard Items:				Total Special Features:				Total:							